



20 Cavendish Avenue, Gedling – NG4 4FZ

Guide Price **£200,000**

DavidJames
the estate agent



20 Cavendish Avenue

Gedling, Nottingham

Detached home in the ever-popular Gedling, offered with no upward chain and ripe for modernisation. Offering a spacious living room, 3 beds and a private rear garden plus a good-sized driveway for parking.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- Detached family home
- Offered to the market with no upward chain and with lots of potential
- Plenty of scope to update and personalise
- Close to local amenities, schools and transport links
- Spacious lounge/dining room with garden views
- Fitted kitchen with integrated cooking appliances
- Three bedrooms (including two double bedrooms)
- First floor family bathroom with a three-piece suite
- Private rear garden with a mix of lawn, patio area and planting areas
- Neatly maintained front garden with a private driveway providing off-road parking







Approximate total area⁽¹⁾

64.1 m²

689.96 ft²



(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.



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